

# \$409,900 - 1903, 1320 1 Street Se, Calgary

MLS® #A2200163

**\$409,900**

2 Bedroom, 2.00 Bathroom, 803 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

Welcome to Alura - your tranquil retreat located 19 floors above Calgary's bustling Core. Offering central air-conditioning, fitness facility and concierge/security in a very well run complex, this bright and open 2 bedroom, 2 bathroom unit comes with fantastic views! Convenience is key with in-suite laundry, Relax and unwind on the cozy balcony, where you can enjoy breathtaking mountain views and soak up the serenity. The 9 ft ceilings throughout the unit create an airy and spacious ambiance. This unit showcases a tile entry transitioning to laminate with a modern eat-in kitchen & white cabinetry, quartz counter tops and stainless steel appliances. This sought after layout has the living room between both bedrooms with balcony access. The spacious master bedroom has a large walk-thru closet to the 4 piece ensuite. An additional bedroom, 3 piece bathroom and in suite laundry complete the total package. Do not overlook the Heated & titled underground parking stall, separate storage locker or the ample underground visitor parking for guests. Walking distance to downtown restaurants, shops, transit, 17 Ave Red-Mile, Stampede Grounds and LRT this condo has it all!

Built in 2014

## Essential Information

MLS® #                   A2200163

Price                     \$409,900



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	803
Acres	0.00
Year Built	2014
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	1903, 1320 1 Street Se
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2G 0G8

### Amenities

Amenities	Elevator(s), Fitness Center, Parking, Storage, Visitor Parking, Secured Parking
Parking Spaces	1
Parking	Underground, Titled

### Interior

Interior Features	Closet Organizers, High Ceilings, Open Floorplan, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	Central Air
# of Stories	29

### Exterior

Exterior Features	Balcony
Roof	Rubber
Construction	Concrete, Stone, Brick, Stucco
Foundation	Poured Concrete

### Additional Information

Date Listed	March 6th, 2025
Days on Market	60
Zoning	DC

## **Listing Details**

Listing Office	Homecare Realty Ltd.
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